

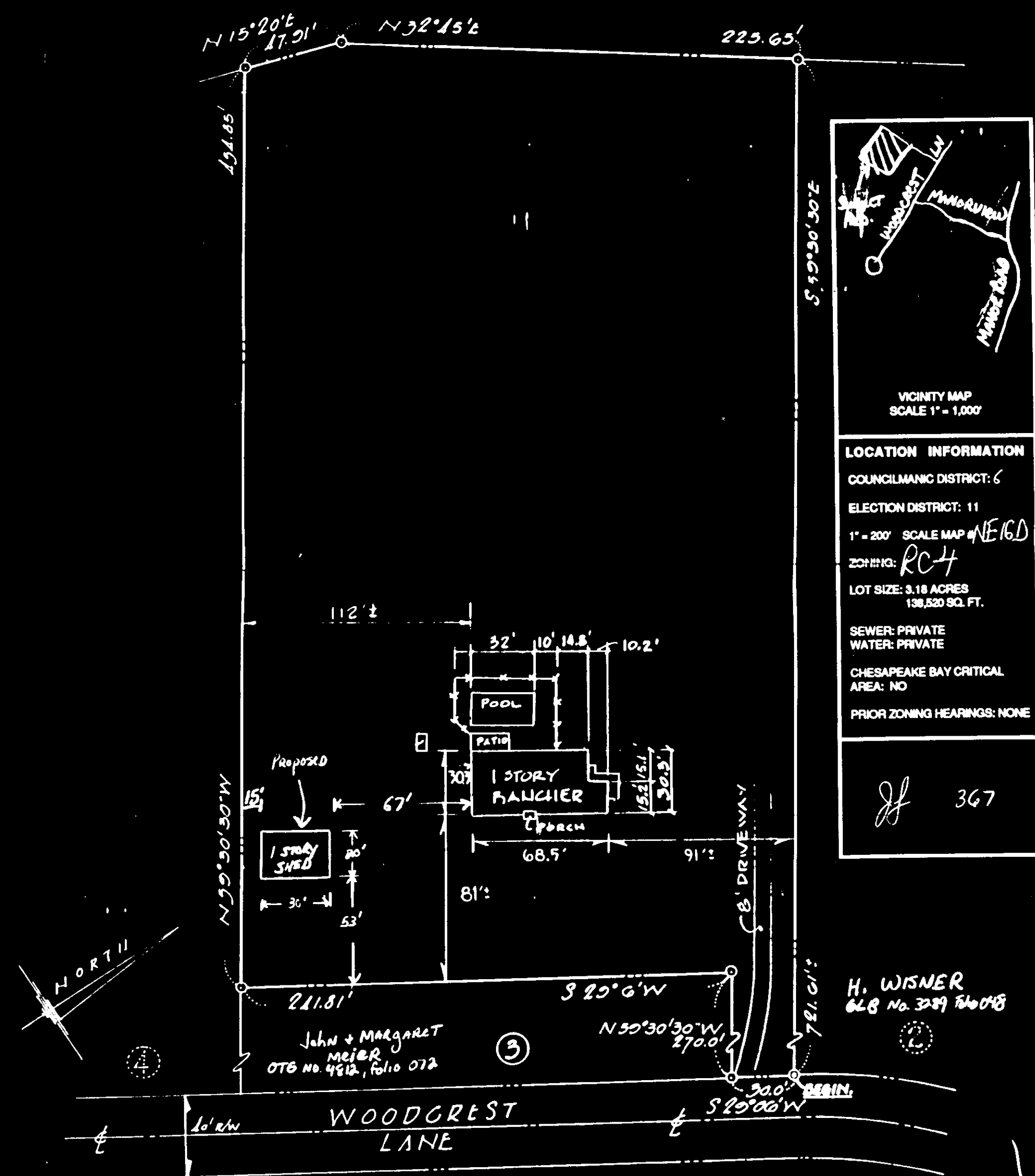


View of Front Property with Proposed
Shed Behind Truck.

PLAT TO ACCOMPANY PETITION FOR ZONING VARIANCE

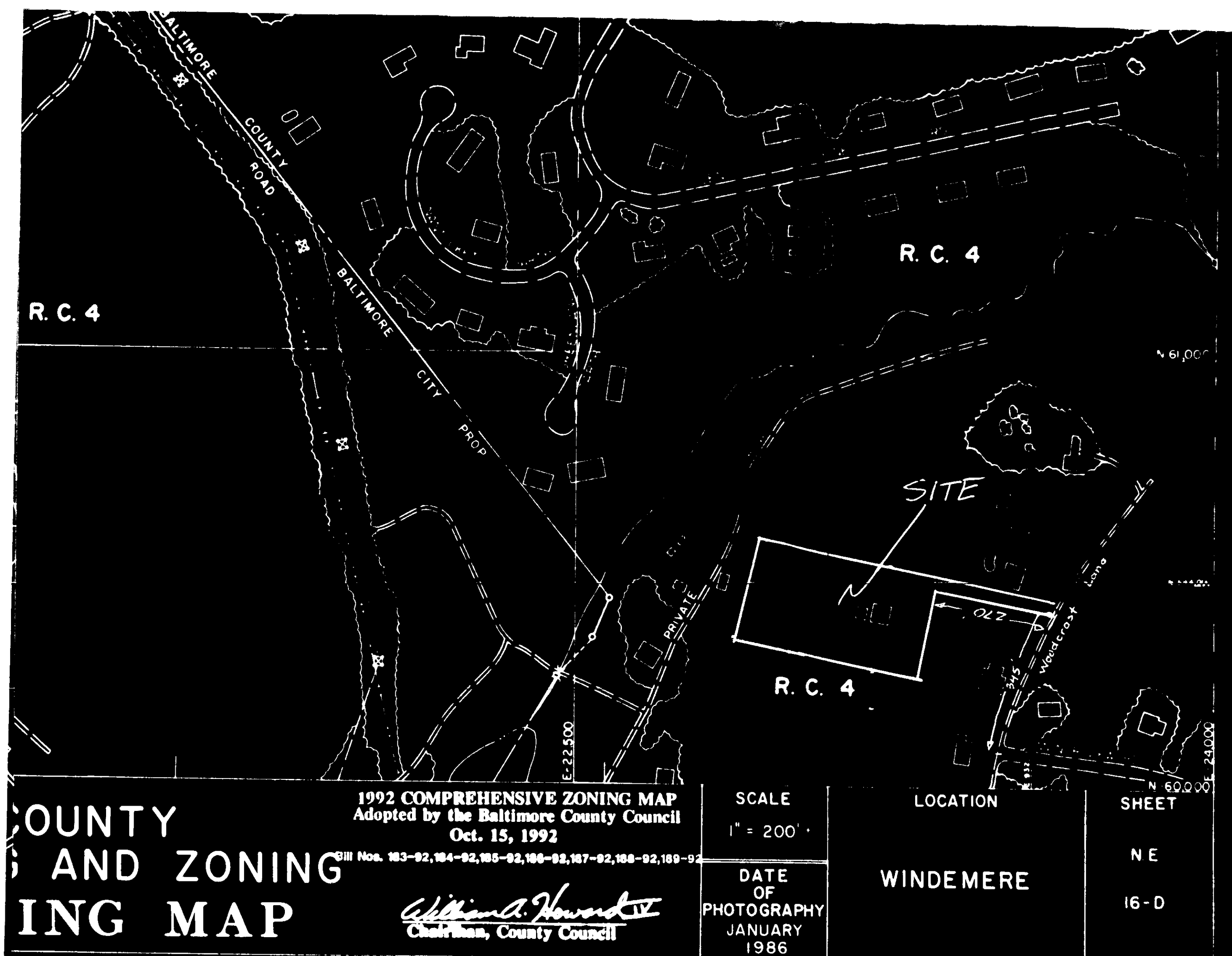
OWNER: JEFFREY & ROBERTA NEMEC
12404 WOODCREST LANE
GLEN ARM, MD. 21057

94-378-A



LIBER: 778 FOLIO: 541 ACCOUNT: 1119 078 970
MAP: 53 GRID: 14 PARCEL: 339
BEING KNOWN AS PART OF LOT: 3
AS SHOWN ON A PLAT ENTITLED: PLAT OF WOODCREST
RECORDED IN THE LAND RECORDS OF
BALTIMORE COUNTY
PLAT BOOK: J. W. B. 14 FOLIO: 112

HOUSE LOCATION FOR
12404 WOODCREST LANE
BALTIMORE COUNTY, MD
FLOOD ZONE: C
SCALE: 1" = 80'
DATE: MARCH 15, 1984



BALTIMORE COUNTY
ANNING AND ZONING
GRAPHIC MAP

1992 COMPREHENSIVE ZONING MAP
Adopted by the Baltimore County Council
Oct. 15, 1992

SCALE
1" = 200'

LOCATION
WINEMERE

SHEET
NE
16-D

DATE
OF
PHOTOGRAPHY
JANUARY
1986

#367



BALTIMORE COUNTY
ANNING AND ZONING
GRAPHIC MAP

SCALE
1" = 200' ±

LOCATION
WINEMERE

SHEET
N.E.
16-D

DATE
OF
PHOTOGRAPHY
JANUARY
1986

#367

94-378-A

94-378-A

IN RE: PETITION FOR ADMIN. VARIANCE
W/S Woodcrest Lane, 345' N of
Manor View Road
(12404 Woodcrest Lane)
11th Election District
6th Councilmanic District
Jeffrey E. Nemecek, et ux
Petitioners

* BEFORE THE
* DEPUTY ZONING COMMISSIONER
* OF BALTIMORE COUNTY
* Case No. 94-378-A

FINDINGS OF FACT AND CONCLUSIONS OF LAW

This matter comes before the Deputy Zoning Commissioner as a Petition for Administrative Variance filed by the owners of the subject property, Jeffrey E. and Roberta L. Nemecek. The Petitioners seek relief from Sections 400.1 and 400.3 of the Baltimore County Zoning Regulations (B.C.Z.R.) to permit an accessory structure to be located in the front yard in lieu of the required rear yard and to permit a height for said structure of 17 feet in lieu of the permitted 15 feet for a proposed shed as more particularly described on Petitioner's Exhibit 1.

The Petitioners having filed a Petition for Administrative Variance and the subject property having been posted and there being no requests for public hearing, a decision shall be rendered based upon the documentation presented.

The Petitioners have filed the supporting affidavits as required by Section 26-127 (b)(1) of the Baltimore County Code. Based upon the information available, there is no evidence in the file to indicate that the requested variances would adversely affect the health, safety or general welfare of the public and should therefore be granted. In the opinion of the Deputy Zoning Commissioner, the information, pictures, and affidavits submitted provide sufficient facts that comply with the requirements of Section 400.1 of the B.C.Z.R. Furthermore, strict compliance with the

B.C.Z.R. would result in practical difficulty and/or unreasonable hardship upon the Petitioners.

Pursuant to the posting of the property and the provisions of both the Baltimore County Code and the B.C.Z.R. having been met, and for the reasons set forth above, the relief requested should be granted.

THEREFORE, IT IS ORDERED by the Deputy Zoning Commissioner for Baltimore County this 30th day of April, 1994 that the Petition for Administrative Variance seeking relief from Sections 400.1 and 400.3 of the Baltimore County Zoning Regulations (B.C.Z.R.) to permit an accessory structure to be located in the front yard in lieu of the required rear yard and to permit a height for said structure of 17 feet in lieu of the permitted 15 feet for a proposed shed, in accordance with Petitioner's Exhibit 1, be and is hereby GRANTED, subject, however, to the following restrictions:

- 1) The Petitioners may apply for their building permit and be granted same upon receipt of this Order; however, Petitioners are hereby made aware that proceeding at this time is at their own risk until such time as the 30-day appellate process from this Order has expired. If, for whatever reason, this Order is reversed, the relief granted herein shall be rescinded.

Timothy M. Kotroco
TIMOTHY M. KOTROCO
Deputy Zoning Commissioner
for Baltimore County

TMK:bjs

ORDER RECEIVED FOR FILING
Date 4/29/94
By [Signature]

- 2 -

Baltimore County Government
Zoning Commission
Office of Planning and Zoning



Suite 113 Courthouse
400 Washington Avenue
Towson, MD 21204

(410) 887-4386

April 30, 1994

Mr. & Mrs. Jeffrey E. Nemecek
12404 Woodcrest Lane
Glen Arm, Maryland 21057

RE: PETITION FOR ADMINISTRATIVE VARIANCE
W/S Woodcrest Lane, 345' N of Manor View Road
(12404 Woodcrest Lane)
11th Election District - 6th Councilmanic District
Jeffrey E. Nemecek, et ux - Petitioners
Case No. 94-378-A

Dear Mr. & Mrs. Nemecek:

Enclosed please find a copy of the decision rendered in the above-captioned matter. The Petition for Administrative Variance has been granted in accordance with the attached Order.

In the event any party finds the decision rendered is unfavorable, any party may file an appeal to the County Board of Appeals within thirty (30) days of the date of this Order. For further information on filing an appeal, please contact the Zoning Administration Office at 887-3391.

Very truly yours,

Timothy M. Kotroco
TIMOTHY M. KOTROCO
Deputy Zoning Commissioner
for Baltimore County

TMK:bjs

cc: People's Counsel
☒ File

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

District 11th Date of Posting 4/8/94
Posted for: Variance
Petitioner: Jeffrey E. Nemecek
Location of property: 12404 Woodcrest Lane, 345' N of Manor View Road
Location of Sign: Front yard, on property being zoned R-1, on Woodcrest Lane at beginning of driveway to property
Remarks:
Posted by: [Signature] Date of return: 4/12/94
Number of Signs: 1

Affidavit in support of Administrative Variance

The undersigned hereby affirms under the penalties of perjury to the Zoning Commissioner of Baltimore County, as follows:

That the information herein given is within the personal knowledge of the Affiant(s) and that Affiant(s) were competent to testify thereto in the event that a public hearing is scheduled in the future with regard thereto.

That the Affiant(s) do(es) presently reside at 12404 Woodcrest Lane, Glen Arm, MD 21057

That based upon personal knowledge, the following are the facts upon which I/we base the request for an Administrative Variance at the above address: various reasons as stated on page 1

WE REQUEST AN ADMINISTRATIVE VARIANCE FOR THE FOLLOWING REASONS: 1) GRADE IS SEVERE BEHIND HOUSE. 2) PROPERTY IS HEAVILY WOODED BEHIND HOUSE AS IT BORDERS LAKE RAVEN RESERVOIR. 3) BUILDING STRUCTURE EXISTED AT TIME OF PURCHASE (SEP 1987). 4) BUILDING HAS SINCE BEEN IMPROVED ON WHEREABOUTS THE OWNERS WERE UNAWARE THE ZONING VARIANCE EXISTED.

That Affiant(s) acknowledge(s) that if a protest is filed, Affiant(s) will be required to pay a reposting and advertising fee and may be required to provide additional information.

Jeffrey E. Nemecek Roberta L. Nemecek
Type of Affiant: Owner Owner
STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit: Glen Arm
I HEREBY CERTIFY, this 24 day of MAY, 1994, before me, a Notary Public of the State of Maryland, and for the County of Baltimore, personally appeared Jeffrey E. Nemecek and Roberta L. Nemecek

the Affiant(s) herein, personally known or satisfactorily identified to me as such Affiant(s), and made oath in due form of law that the matters and facts hereinabove set forth are true and correct to the best of his/her/their knowledge and belief.

AS WITNESS my hand and Notarial Seal: [Signature]
Date 4/24/94
NOTARY PUBLIC
My Commission Expires: 12/6/94

EXAMPLE 3 - Zoning Description - 3 copies

Three copies are required. Copies of deeds cannot be used in place of this description. Use this fill-in format provided whenever possible; otherwise, type or print on 8-1/2" x 11" sheet.

ZONING DESCRIPTION FOR 12404 Woodcrest Lane, Balto 21057
Election District 11 Councilmanic District 6th

Beginning at a point on the 11th side of Woodcrest Lane (north, south, east or west)
South Lots 2 + 3 which is 30 (number of feet of right-of-way width)
wide at a distance of 270 NORTH (number of feet) (north, south, east or west)
centerline of the nearest improved intersecting street Woodcrest Lane (name of street)
which is 40' wide. *Being Lot # 3 (number of feet of right-of-way width)

Block Woodcrest Section # 11B in the subdivision of Woodcrest (name of subdivision)
Book # WNB 14 Folio # 11B containing 1.59 30' 30" W. 270 ft. S. 29 6' W. 241.8 ft. N. 59 30' 30" W. 454.85 ft. N. 15 20' E. 974 ft. N. 32 45' E. 225.6 ft. S. 59 30' 30" E. 721.6 ft. to the place of BEGINNING
(square feet and acres)

*If your property is not recorded by Plat Book and Folio Number, then DO NOT attempt to use the Lot, Block and Subdivision description as shown, instead state: "As recorded in Deed Liber # Folio " and include the measurements and directions (metes and bounds only) here and on the plat in the correct location.

Example of metes and bounds: N. 87 12' 13" E. 321.1 ft., S. 18 27' 03" E. 87.2 ft., S. 62 19' 00" W. 318 ft., and N. 08 15' 22" W. 80 ft. to the place of beginning.

367

7

Baltimore County
Zoning Administration & Development Management
111 West Chesapeake Avenue
Towson, Maryland 21204

Date 3/23/94

NEMEC - 12404 Woodcrest Lane

010 - Variance --- \$ 50.00
030 - Sign --- \$ 35.00

\$ 85.00

receipt
94-378-A
Account: R-001-6180
Number 367

Taken by: JRF

02A02W005BKTHRC
Please Make Checks Payable To Baltimore Co. COJ0132A03-28-94

\$85.00

Petition for Administrative Variance to the Zoning Commissioner of Baltimore County for the property located at 12404 Woodcrest Lane, Glen Arm which is presently zoned RC-4

This Petition shall be filed with the Office of Zoning Administration & Development Management. The undersigned, legal owner(s) of the property situated in Baltimore County and which is described in the description, and plat attached hereto and made a part hereof, hereby petition for a Variance from Section(s) Sects. 400.1 and 400.3 To allow an accessory structure (shed) in the front yard in lieu of the required rear yard and to allow a height of 17 ft. in lieu of the required 15 ft.

of the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County, for the following reasons: (Indicate hardship or practical difficulty because:
1) Auxiliary building existed at time of home purchase Sept 1987
2) Grade is severe behind house
3) Heavily wooded behind house, adjacent to Lake Raven Reservoir
Property is to be posted and advertised as prescribed by Zoning Regulations.
I, or we, agree to pay expenses of above Variance advertising, posting, etc. upon filing of this petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore County.

Legal Owner(s)
Jeffrey E. Nemecek
Roberta L. Nemecek
Address 12404 Woodcrest Lane 592-2489
Glen Arm, MD 21057
City, State and phone number of owner(s) to be contacted

ORDER RECEIVED FOR FILING
Date 4/29/94
By [Signature]

REVIEWED BY [Signature] DATE 3/6/94
ESTIMATED POSTING DATE 4/10/94
Printed with Soybean Ink on Recycled Paper
ITEM # 367

111 West Chesapeake Avenue
Towson, MD 21204

Baltimore County Government
Office of Zoning Administration
and Development Management



(410) 887-3353

ZONING HEARING ADVERTISING AND POSTING REQUIREMENTS & PROCEDURES

Baltimore County Zoning Regulations require that notice be given to the general public/neighborhood property owners relative to property which is the subject of an upcoming zoning hearing. For those petitions which require a public hearing, this notice is accomplished by posting a sign on the property and placement of a notice in at least one newspaper of general circulation in the County.

This office will ensure that the legal requirements for posting and advertising are satisfied. However, the petitioner is responsible for the costs associated with these requirements.

PAYMENT WILL BE MADE AS FOLLOWS:

- 1) Posting fees will be assessed and paid to this office at the time of filing.
- 2) Billing for legal advertising, due upon receipt, will come from and should be remitted directly to the newspaper.

NON-PAYMENT OF ADVERTISING FEES WILL STAY ISSUANCE OF ZONING ORDER.

Arnold Jablon
ARNOLD JABLON, DIRECTOR

For newspaper advertising:

Item No.: 367

Petitioner: Jeff Nemecek
Location: 12404 Woodcrest Lane, Glen Arm 21057

PLEASE FORWARD ADVERTISING BILL TO:

NAME: Jeff Nemecek
ADDRESS: 12404 Woodcrest Lane
Glen Arm, MD 21057
PHONE NUMBER: 410 592 2489

AJ:ggg

(Revised 04/09/93)

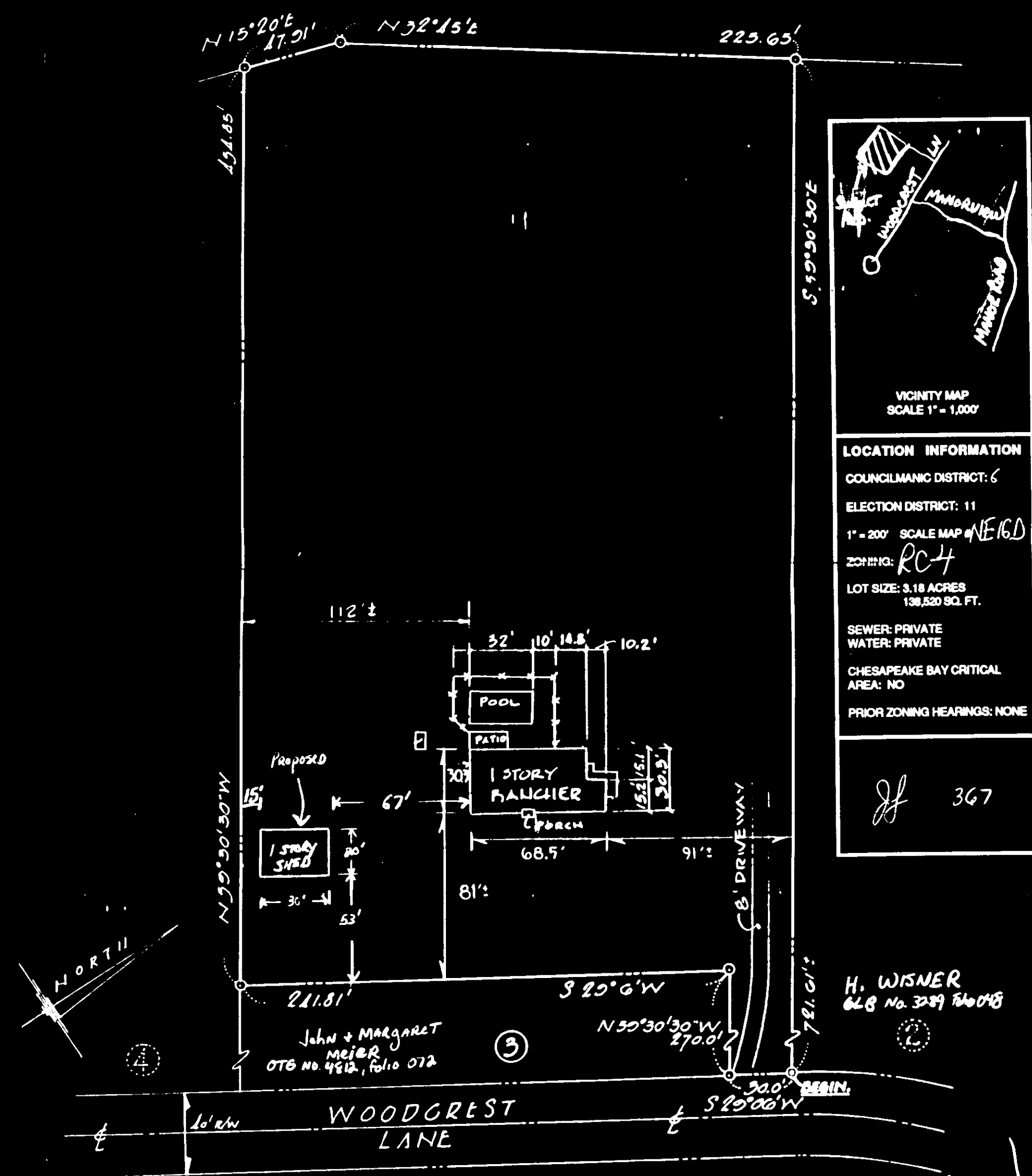


View of Front Property with Proposed Shed Behind Truck.

PLAT TO ACCOMPANY PETITION FOR ZONING VARIANCE

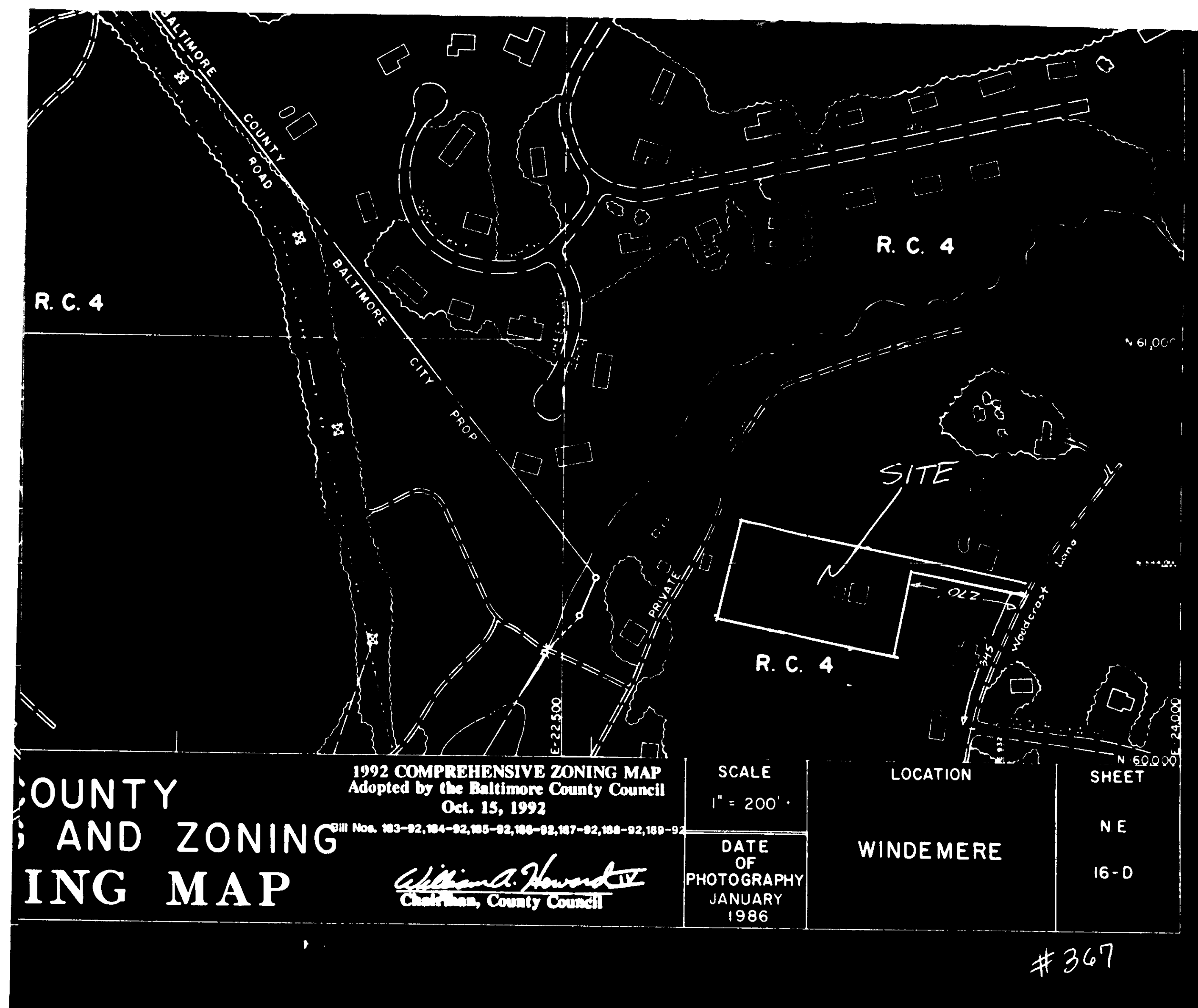
OWNER: JEFFREY & ROBERTA NEMEC
12404 WOODCREST LANE
GLEN ARM, MD. 21057

94-378-A



LIBER: 778 FOLIO: 541 ACCOUNT: 1119 078 970
MAP: 53 GRID: 14 PARCEL: 339
BEING KNOWN AS PART OF LOT: 3
AS SHOWN ON A PLAT ENTITLED: PLAT OF WOODCREST
RECORDED IN THE LAND RECORDS OF
BALTIMORE COUNTY
PLAT BOOK: J. W. B. 14 FOLIO: 112

HOUSE LOCATION FOR
12404 WOODCREST LANE
BALTIMORE COUNTY, MD
FLOOD ZONE: C
SCALE: 1" = 80'
DATE: MARCH 15, 1994



BALTIMORE COUNTY
PLANNING AND ZONING
MAP

1992 COMPREHENSIVE ZONING MAP
Adopted by the Baltimore County Council
Oct. 15, 1992

SCALE
1" = 200'

LOCATION
WINDERMERE

SHEET
NE
16-D

DATE OF PHOTOGRAPHY
JANUARY 1986

#367



BALTIMORE COUNTY
PLANNING AND ZONING
MAP

SCALE
1" = 200' ±

LOCATION
WINDERMERE

SHEET
NE
16-D

DATE OF PHOTOGRAPHY
JANUARY 1986

#367

94-378-A

94-378-A

IN RE: PETITION FOR ADMIN. VARIANCE
W/S Woodcrest Lane, 345' N of
Manor View Road
(12404 Woodcrest Lane)
11th Election District
6th Councilmanic District
Jeffrey E. Nemecek, et ux
Petitioners

* BEFORE THE
* DEPUTY ZONING COMMISSIONER
* OF BALTIMORE COUNTY
* Case No. 94-378-A

FINDINGS OF FACT AND CONCLUSIONS OF LAW

This matter comes before the Deputy Zoning Commissioner as a Petition for Administrative Variance filed by the owners of the subject property, Jeffrey E. and Roberta L. Nemecek. The Petitioners seek relief from Sections 400.1 and 400.3 of the Baltimore County Zoning Regulations (B.C.Z.R.) to permit an accessory structure to be located in the front yard in lieu of the required rear yard and to permit a height for said structure of 17 feet in lieu of the permitted 15 feet for a proposed shed as more particularly described on Petitioner's Exhibit 1.

The Petitioners having filed a Petition for Administrative Variance and the subject property having been posted and there being no requests for public hearing, a decision shall be rendered based upon the documentation presented.

The Petitioners have filed the supporting affidavits as required by Section 26-127 (b)(1) of the Baltimore County Code. Based upon the information available, there is no evidence in the file to indicate that the requested variances would adversely affect the health, safety or general welfare of the public and should therefore be granted. In the opinion of the Deputy Zoning Commissioner, the information, pictures, and affidavits submitted provide sufficient facts that comply with the requirements of Section 400.1 of the B.C.Z.R. Furthermore, strict compliance with the

B.C.Z.R. would result in practical difficulty and/or unreasonable hardship upon the Petitioners.

Pursuant to the posting of the property and the provisions of both the Baltimore County Code and the B.C.Z.R. having been met, and for the reasons set forth above, the relief requested should be granted.

THEREFORE, IT IS ORDERED by the Deputy Zoning Commissioner for Baltimore County this 30th day of April, 1994 that the Petition for Administrative Variance seeking relief from Sections 400.1 and 400.3 of the Baltimore County Zoning Regulations (B.C.Z.R.) to permit an accessory structure to be located in the front yard in lieu of the required rear yard and to permit a height for said structure of 17 feet in lieu of the permitted 15 feet for a proposed shed, in accordance with Petitioner's Exhibit 1, be and is hereby GRANTED, subject, however, to the following restrictions:

- 1) The Petitioners may apply for their building permit and be granted same upon receipt of this Order; however, Petitioners are hereby made aware that proceeding at this time is at their own risk until such time as the 30-day appellate process from this Order has expired. If, for whatever reason, this Order is reversed, the relief granted herein shall be rescinded.

Timothy M. Kotroco
TIMOTHY M. KOTROCO
Deputy Zoning Commissioner
for Baltimore County

TMK:bjs

ORDER RECEIVED FOR FILING
Date 4/29/94
By [Signature]

- 2 -

Baltimore County Government
Zoning Commission
Office of Planning and Zoning



Suite 113 Courthouse
400 Washington Avenue
Towson, MD 21204

(410) 887-4386

April 30, 1994

Mr. & Mrs. Jeffrey E. Nemecek
12404 Woodcrest Lane
Glen Arm, Maryland 21057

RE: PETITION FOR ADMINISTRATIVE VARIANCE
W/S Woodcrest Lane, 345' N of Manor View Road
(12404 Woodcrest Lane)
11th Election District - 6th Councilmanic District
Jeffrey E. Nemecek, et ux - Petitioners
Case No. 94-378-A

Dear Mr. & Mrs. Nemecek:

Enclosed please find a copy of the decision rendered in the above-captioned matter. The Petition for Administrative Variance has been granted in accordance with the attached Order.

In the event any party finds the decision rendered is unfavorable, any party may file an appeal to the County Board of Appeals within thirty (30) days of the date of this Order. For further information on filing an appeal, please contact the Zoning Administration Office at 887-3391.

Very truly yours,

Timothy M. Kotroco
TIMOTHY M. KOTROCO
Deputy Zoning Commissioner
for Baltimore County

TMK:bjs

cc: People's Counsel
✓ File

CERTIFICATE OF POSTING ZONING DEPARTMENT OF BALTIMORE COUNTY Towson, Maryland

District: 11th Date of Posting: 4/8/94
Posted for: Variance
Petitioner: Jeffrey E. Nemecek
Location of property: 12404 Woodcrest Lane, 345' N of Manor View Road
Location of Sign: Front yard, on property being zoned
Remarks: Petitioners are hereby notified of the decision rendered in the above-captioned matter.
Posted by: [Signature] Date of return: 4/12/94
Number of Signs: 1

Affidavit in support of Administrative Variance

The undersigned hereby affirms under the penalties of perjury to the Zoning Commissioner of Baltimore County, as follows:

That the information herein given is within the personal knowledge of the Affiant(s) and that Affiant(s) were competent to testify thereto in the event that a public hearing is scheduled in the future with regard thereto.

That the Affiant(s) do(es) presently reside at 12404 Woodcrest Lane, Glen Arm, MD 21057

That based upon personal knowledge, the following are the facts upon which I/we base the request for an Administrative Variance at the above address: (include names of previous owners)

WE REQUEST AN ADMINISTRATIVE VARIANCE for the following reasons: 1) GRADE IS SEVERE BEHIND house. 2) PROPERTY IS HEAVILY WOODED BEHIND house AS IT BORDERS LAKE RAVEN RESERVOIR. 3) BUILDING STRUCTURE EXISTED AT TIME OF PURCHASE (SEP 1987). 4) BUILDING HAS SINCE BEEN IMPROVED ON WHEREABOUTS. THE OWNERS WERE UNAWARE THE ZONING VARIANCE EXISTED.

That Affiant(s) acknowledge(s) that if a protest is filed, Affiant(s) will be required to pay a reposting and advertising fee and may be required to provide additional information.

Jeffrey E. Nemecek
Jeffrey E. Nemecek
Type of Affiant: Petitioner
STATE OF MARYLAND, COUNTY OF BALTIMORE, to wit: I HEREBY CERTIFY, this 24 day of MAY 1994, before me, a Notary Public of the State of Maryland, and for the County of Baltimore, personally appeared Jeffrey E. Nemecek and Roberta L. Nemecek

the Affiant(s) herein, personally known or satisfactorily identified to me as such Affiant(s), and made oath in due form of law that the matters and facts hereinabove set forth are true and correct to the best of his/her/their knowledge and belief.

AS WITNESS my hand and Notarial Seal: 4/24/94
NOTARY PUBLIC
My Commission Expires: 12/6/94

EXAMPLE 3 - Zoning Description - 3 copies

Three copies are required. Copies of deeds cannot be used in place of this description. Use this fill-in format provided whenever possible; otherwise, type or print on 8-1/2" x 11" sheet.

ZONING DESCRIPTION FOR 12404 Woodcrest Lane, Balto 21057
Election District 11 Councilmanic District

Beginning at a point on the 11th side of Woodcrest Lane (north, south, east or west) which is 30 (number of feet of right-of-way width) (street on which property fronts) wide at a distance of 270 NORTH (number of feet) (north, south, east or west) of the centerline of the nearest improved intersecting street Woodcrest Lane (name of street) which is 40' wide. *Being Lot # 3 (number of feet of right-of-way width)

Block _____, Section # _____ in the subdivision of Woodcrest (name of subdivision) as recorded in Baltimore County Plat

Book # 1WB 14 Folio # 118 containing 1.59 30' 30" W. 270 ft. 5.29 6' W. 241.8 ft. 1.59 30' 30" W. 454.88 ft. 1.15 20' E 974 ft. N 32° 45' E 225.6 ft. 5.59 30' 30" E 721.6 ft. to the place of BEGINNING

*If your property is not recorded by Plat Book and Folio Number, then DO NOT attempt to use the Lot, Block and Subdivision description as shown, instead state: "As recorded in Deed Liber # _____ Folio # _____ and include the measurements and directions (metes and bounds only) here and on the plat in the correct location.

Example of metes and bounds: N.87 12' 13" E. 321.1 ft., S.18 27' 03" E. 87.2 ft., S.62 19' 00" W. 318 ft., and N.08 15' 22" W. 80 ft. to the place of beginning.

367

7

receipt
94-378-A
Account: R-001-6180
Number: 367
Date: 3/23/94
NEMEC - 12404 Woodcrest Lane
Taken by: JRF
010 - Variance --- \$50.00
030 - Sign --- \$35.00
\$85.00
02A02WOODSRTCHRC
Please Make Checks Payable To Baltimore Co. COJ0132A03-2R-94
\$85.00

Petition for Administrative Variance to the Zoning Commissioner of Baltimore County for the property located at 12404 Woodcrest Lane, Glen Arm which is presently zoned RC-4

This Petition shall be filed with the Office of Zoning Administration & Development Management. The undersigned, legal owner(s) of the property situated in Baltimore County and which is described in the description, and plat attached hereto and made a part hereof, hereby petition for a Variance from Section(s) Sects. 400.1 and 400.3 To allow an accessory structure (shed) in the front yard in lieu of the required rear yard and to allow a height of 17 ft. in lieu of the required 15 ft.

of the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County, for the following reasons: (Indicate hardship or practical difficulty because:
1) Auxiliary building existed at time of home purchase Sept 1987
2) Grade is severe behind house
3) Heavily wooded behind house, adjacent to Lake Raven Reservoir
Property is to be posted and advertised as prescribed by Zoning Regulations.
I, or we, agree to pay expenses of above Variance advertising, posting, etc. upon filing of this petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore County.

ORDER RECEIVED FOR FILING
Date 4/29/94
By [Signature]
Legal Owner: JEFFREY E. NEMEC
Type of Petitioner: [Signature]
Signature: [Signature]
Type of Petitioner: [Signature]
Address: 12404 Woodcrest Lane 592-2489
City: Glen Arm MD 21057
Name: Address and phone number of representative to be contacted: [Signature]
A Public Hearing having been requested and/or found to be required, it is ordered, by the Zoning Commissioner of Baltimore County, this 30th day of April 1994, that the subject matter of this petition be set for a public hearing, to be held at the Zoning Commission of Baltimore County, in two newspapers of general circulation, throughout Baltimore County, and that the property be posted.
Zoning Commissioner of Baltimore County
Reviewed By: [Signature] Date: 3/24/94
Estimated Posting Date: 4/10/94
Printed with Soy-based Ink on Recycled Paper
ITEM #: 367

Baltimore County Government
Office of Zoning Administration
and Development Management
111 West Chesapeake Avenue
Towson, MD 21204
(410) 887-3353
ZONING HEARING ADVERTISING AND POSTING REQUIREMENTS & PROCEDURES

Baltimore County Zoning Regulations require that notice be given to the general public/neighborhood property owners relative to property which is the subject of an upcoming zoning hearing. For those petitions which require a public hearing, this notice is accomplished by posting a sign on the property and placement of a notice in at least one newspaper of general circulation in the County.

This office will ensure that the legal requirements for posting and advertising are satisfied. However, the petitioner is responsible for the costs associated with these requirements.

- PAYMENT WILL BE MADE AS FOLLOWS:
- 1) Posting fees will be assessed and paid to this office at the time of filing.
 - 2) Billing for legal advertising, due upon receipt, will come from and should be remitted directly to the newspaper.
- NON-PAYMENT OF ADVERTISING FEES WILL STAY ISSUANCE OF ZONING ORDER.
- Arnold Jablon*
ARNOLD JABLON, DIRECTOR

For newspaper advertising:
Item No.: 367
Petitioner: Jeff Nemecek
Location: 12404 Woodcrest Lane, Glen Arm 21057
PLEASE FORWARD ADVERTISING BILL TO:
NAME: Jeff Nemecek
ADDRESS: 12404 Woodcrest Lane
Glen Arm, MD 21057
PHONE NUMBER: 410 592 2489

AJ:ggg
Printed on Recycled Paper
(Revised 04/09/93)